

TRANSFER
TAX
PAID

DEED OF SALE BY PERSONAL REPRESENTATIVE
(Intestate)

KNOW ALL MEN BY THESE PRESENTS,

34-25

NOW COMES, DEBORAH A. GIGUERE, of 2898 Kennebec Road, Newburgh, Maine, 04444 duly appointed Personal Representative of the Estate of **RAPHAEL A. GIGUERE**, a/k/a **RALPH A. GIGUERE** late of Waterville, Maine, who died July 8, 2008 and whose estate is probated at the Kennebec County Probate Court, Docket No.: 2008-0482, and having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale, by the power conferred by law, and every other power, in distribution of the estate, grants to **TONG YONG JIANG and TINA MEI JIANG**, whose mailing address is 350 Kennedy Memorial Drive, Waterville, Maine 04901, as joint tenants and not as tenants in common, their heirs and assigns, with warranty covenants,

A certain lot or parcel of land, with the buildings thereon, situate in ~~Waterville~~ County of Kennebec and State of Maine and further bounded and described as follows, to wit:


Considering that Pine Street in said Waterville runs in a southwest to northeasterly direction; beginning at an iron pin on the northwesterly side of Pine Street which marks the easterly corner of the property within described and the southerly corner of land of Bernard Cote; thence south 50 degrees 0 minutes west a distance of 56 feet along the northwesterly side of Pine Street to an iron pin; thence north 51 degrees 30 minutes west a distance of 18.5 feet to an iron pin; thence continuing north 51 degrees 30 minutes west to an iron pin marking the westerly corner of the premises herein conveyed and the southeasterly line of land of Harry Pooler; thence north 61 degrees 0 minutes east a distance of 41 feet to an iron pin; thence south 60 degrees 30 minutes east a distance of 105.5 feet to the point of beginning, being part of Lot No. 8 on Pine Street in said Waterville, Maine.

Being the same premises conveyed to the decedent herein, Raphael A. Giguere a/k/a Ralph A. Giguere and Theresa C. Giguere as joint tenants by Warranty Deed of Christine Y. Michaud Gurney, dated November 2, 1960 and recorded in the Kennebec County Registry of Deeds at Book 1206, Page 343. The said Theresa C. Giguere predeceased the herein decedent, Raphael A. Giguere.


2) O'Donnell, Lee

IN WITNESS WHEREOF, I, the said DEBORAH A. GIGUERE in my capacity as Personal Representative of the Estate of **RAPHAEL A. GIGUERE**, have hereunto set my hand and seal this 10th day of March, 2009.

Signed, Sealed and Delivered
in the presence of:



Witness



DEBORAH A. GIGUERE

ACKNOWLEDGEMENT

STATE OF MAINE
County of Kennebec

March 10, 2009

Personally appeared the above named **DEBORAH A. GIGUERE**, who acknowledged the foregoing instrument to be her free act and deed, in her said capacity as Personal Representative of the Estate of **RAPHAEL A. GIGUERE**.

Before me,



NOTARY PUBLIC



MICHAEL F. PHILLIPS, JR.
(print name)
Notary Public, State of Maine
My Commission Expires May 31, 2009

RE Deeds GIGUERE ESTATE to JIANG -DEED OF SALE

Received Kennebec SS.
03/11/2009 8:47AM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS